



HERRIMAN CITY PLANNING COMMISSION MEETING MINUTES

Approved October 17, 2013

September 19, 2013

[6:04:53 PM](#) 6:00 P.M. ~ Work Meeting (Open to the Public)



[7:09:40 PM](#) 7:00 P.M. ~ Regular Planning Commission Meeting

Attendance

Planning Commission Members:

Wayne Hill
Wade Thompson
Robyn Shakespear
Blayde Hamilton
Jessica Morton
Dave Burrows
Tony DiConza
Jeremy Burkinshaw

- **City Staff:**
Gordon Haight; Assistant City Manager
Bryn McCarty; Planning Supervisor
Heather Upshaw; Planner III
Cindy Quick; Deputy Recorder
- **Guests:**
Please see the attendance sign in sheet.

1. WELCOME INTRODUCTION AND PRELIMINARY MATTERS:

- 1.1 [7:10:06 PM](#) Reverence / Thought: Yvette White
- 1.2 [7:10:53 PM](#) Pledge of Allegiance: Cody Stromberg
- 1.3 [7:12:12 PM](#) Roll call: Full Quorum, Wayne Hill is excused.
- 1.4 [7:12:47 PM](#) Approval of electronic minutes for: **September 5, 2013**

Commissioner Dave Burrows **MOVES** to approve the minutes for August 15, 2013.

Commissioner Blayde Hamilton **SECONDED** the motion.

Robyn Shakespear asks for a vote. The vote is as follows:

Commissioner Jessica Morton	Yes
Commissioner Blayde Hamilton	Yes
Commissioner Tony DiConza	Yes
Commissioner Robyn Shakespear	Yes
Commissioner Jeramy Burkinshaw	Yes
Commissioner Dave Burrows	Yes
Commissioner Wade Thompson	Yes

Vote passed.

Motion carried.

7:13:12 PM Citizen Comments – Yvette White 14357 Knapper Point Cove referencing a piece of property located at 14600 S 6769 W and wants to be able to subdivide this piece. Recent development on parcels north and south of her property has caused her to come in and wants on the record that as they're planning this area that her piece is taken into consideration and understand her history.

2. REGULAR AGENDA:

7:17:21 PM 2.7 **04C12-02** – HTC Communities, LLC – 5225 W Main St – Site Plan Amendment for an Office Building – Acres: 1.63 – Zone: MU-2 – Units: 1 (continued for two weeks)

Citizen Comments:

Commissioner Blayde Hamilton **MOVES** to continue this item for two weeks.

Commissioner Jessica Morton **SECONDED** the motion.

Robyn Shakespear asks for a vote. The vote is as follows:

Commissioner Jessica Morton	Yes
Commissioner Blayde Hamilton	Yes
Commissioner Tony DiConza	Yes
Commissioner Robyn Shakespear	Yes
Commissioner Jeramy Burkinshaw	Yes
Commissioner Dave Burrows	Yes
Commissioner Wade Thompson	Yes

Vote passed.

Motion carried

7:18:06 PM 2.1 **05S13** – Dakota Homes – 6944 W 13700 S – Approval of CC&Rs for the Thompson Place Subdivision

Citizen Comments:

Commissioner Dave Burrows **MOVES** to approve this item based on two revisions: item G, page 5 referring to the garage doors that they be a minimum height of 8 feet and on item H that if they do a wainscoting style

stone that it be four feet high minimum on the entire front of the building, or if brick or stone 30%.

Commissioner Blayde Hamilton **SECONDED** the motion.

Robyn Shakespear asks for a vote. The vote is as follows:

Commissioner Jessica Morton	Yes
Commissioner Blayde Hamilton	Yes
Commissioner Tony DiConza	Yes
Commissioner Robyn Shakespear	Yes
Commissioner Jeramy Burkinshaw	Yes
Commissioner Dave Burrows	Yes
Commissioner Wade Thompson	Yes

Vote passed.

Motion carried.

7:21:51 PM 2.2 **29S13** – Anthem Development – 5600 W 12000 S – 1 lot Commerical Subdivision for Congregate Care – Acres: 7.7 – Zone: C-2 – Units: 1 (**PUBLIC HEARING**)

7:22:36 PM Robyn Shakespear opens the public hearing and calls for any citizen who wishes to speak to come to the podium and address the Planning Commission members.

7:22:54 PM Robyn Shakespear closes the public hearing

Citizen Comments:

Commissioner Blayde Hamilton **MOVES** to approve this item with staff recommendations and requirements.

Commissioner Wade Thompson **SECONDED** the motion.

Robyn Shakespear asks for a vote. The vote is as follows:

Commissioner Jessica Morton	Yes
Commissioner Blayde Hamilton	Yes
Commissioner Tony DiConza	Yes
Commissioner Robyn Shakespear	Yes
Commissioner Jeramy Burkinshaw	Yes
Commissioner Dave Burrows	Yes
Commissioner Wade Thompson	Yes

Vote passed.

Motion carried.

7:24:53 PM 2.3 **30S13** – Anthem Development – 5400 W 11800 S – 1 lot Subdivision for Road Right of Way – Acres: .36 (**PUBLIC HEARING**)

[7:26:21 PM](#) Robyn Shakespear opens the public hearing and calls for any citizen who wishes to speak to come to the podium and address the Planning Commission members.

[7:26:37 PM](#) Robyn Shakespear closes the public hearing

Citizen Comments:

Commissioner Dave Burrows **MOVES** to approve this item with staff recommendations.

Commissioner Jeramy Burkinshaw **SECONDED** the motion.

Robyn Shakespear asks for a vote. The vote is as follows:

Commissioner Jessica Morton	Yes
Commissioner Blayde Hamilton	Yes
Commissioner Tony DiConza	Yes
Commissioner Robyn Shakespear	Yes
Commissioner Jeramy Burkinshaw	Yes
Commissioner Dave Burrows	Yes
Commissioner Wade Thompson	Yes

Vote passed.

Motion carried.

[7:27:54 PM](#) 2.4 **31S13** – Anthem Development – 5400 W 11800 S – 1 lot Commerical Subdivision for Storage Units – Acres: 4.1 – Zone: C-1 – Units: 1 (**PUBLIC HEARING**)

Citizen Comments:

Commissioner Wade Thompson **MOVES** to approve this item with staff recommendations.

Commissioner Jessica Morton **SECONDED** the motion.

Robyn Shakespear asks for a vote. The vote is as follows:

Commissioner Jessica Morton	Yes
Commissioner Blayde Hamilton	Yes
Commissioner Tony DiConza	Yes
Commissioner Robyn Shakespear	Yes
Commissioner Jeramy Burkinshaw	Yes
Commissioner Dave Burrows	Yes
Commissioner Wade Thompson	Yes

Vote passed.

Motion carried.

[7:28:29 PM](#) 2.5 **11Z13** – Rosecrest – 14232 S Autumn Crest Blvd – Rezone from R-2-10 and MU-2 to C-2 Acres: 2.71 (*PUBLIC HEARING*)

[7:32:11 PM](#) Robyn Shakespear opens the public hearing and calls for any citizen who wishes to speak to come to the podium and address the Planning Commission members.

[7:32:33 PM](#) Robyn Shakespear closes the public hearing

Citizen Comments: Matt Watson (applicant) makes a presentation

Commissioner Dave Burrows **MOVES** to approve this item as outlined.

Commissioner Jessica Morton **SECONDED** the motion.

Robyn Shakespear asks for a vote. The vote is as follows:

Commissioner Jessica Morton	Yes
Commissioner Blayde Hamilton	Yes
Commissioner Tony DiConza	Yes
Commissioner Robyn Shakespear	Yes
Commissioner Jeramy Burkinshaw	Yes
Commissioner Dave Burrows	Yes
Commissioner Wade Thompson	Yes

Vote passed.

Motion carried.

[7:33:15 PM](#) 2.6 **32S13** – HTC Communities, LLC– 5225 W Main St – 1 Lot Commerical Subdivision for an Office Building – Acres: 1.63 – Zone: MU-2 – Units: 1 (*PUBLIC HEARING*)

[7:36:20 PM](#) Robyn Shakespear opens the public hearing and calls for any citizen who wishes to speak to come to the podium and address the Planning Commission members.

Citizen Comments: none

Commissioner Jessica Morton **MOVES** to continue this item for two weeks and keep the public hearing open.

Commissioner Wade Thompson **SECONDED** the motion.

Robyn Shakespear asks for a vote. The vote is as follows:

Commissioner Jessica Morton	Yes
Commissioner Blayde Hamilton	Yes
Commissioner Tony DiConza	Yes
Commissioner Robyn Shakespear	Yes
Commissioner Jeramy Burkinshaw	Yes
Commissioner Dave Burrows	Yes
Commissioner Wade Thompson	Yes

Vote passed.
Motion carried.

7:37:37 PM 2.8 **07Z13** – Herriman City – Recommendation to the City Council on a Text Change to the Land Use Ordinance Regarding Required Open Space
(Public hearing was held on June 20 and July 18, 2013)

Citizen Comments:

Commissioner Wade Thompson **MOVES** to continue this item for two weeks.

Commissioner Tony DiConza **SECONDED** the motion.

Robyn Shakespear asks for a vote. The vote is as follows:

Commissioner Jessica Morton	Yes
Commissioner Blayde Hamilton	Yes
Commissioner Tony DiConza	Yes
Commissioner Robyn Shakespear	Yes
Commissioner Jeramy Burkinshaw	Yes
Commissioner Dave Burrows	Yes
Commissioner Wade Thompson	Yes

Vote passed.
Motion carried

3. **NEW ITEMS OF SUBSEQUENT CONSIDERATION (OTHER):**

4. **FUTURE MEETINGS:**

- 4.1 City Council Meeting - Thursday, **September 26, 2013** @ 7:30 PM
- 4.2 Planning Commission Meeting - Thursday, **October 3, 2013** @ 7:00 PM

5. **ADJOURNMENT:**

Commissioner Jessica Morton moves to adjourn the meeting.

Meeting adjourned at 7:40:31 PM

I, Cindy Quick, Deputy Recorder of Herriman City hereby certify that the foregoing minutes, along with the digital recording, represent a true, accurate, and complete record of the meeting held on September 19, 2013. This document along with the digital recording constitutes the official minutes for the Herriman City Planning Commission Meeting.


Cindy Quick, Deputy Recorder